

Article 2: Overlay Zones

Division 7: Mobilehome Park Overlay Zone

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§132.0701 Purpose of the Mobilehome Park Overlay Zone

The purpose of the Mobilehome Park Overlay Zone is to preserve existing *mobilehome* park sites, consistent with the City's goal of accommodating alternative housing types, and to provide supplemental regulations for the discontinuance of *mobilehome* parks and the relocation of the *mobilehome* park tenants.

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§132.0702 Where the Mobilehome Park Overlay Zone Applies

- (a) This overlay zone applies to all property located within the boundaries shown on Map Nos. C-669, C-672, C-673, C-674.1, and B-3552, filed in the office of the City Clerk. These areas are shown generally on Diagram 132-07A.
- (b) Table 132-07A shows the sections that contain the supplemental regulations and the type of permit required by this division, if any, for specific types of *development* proposals in this overlay zone.

Table 132-07A
Mobilehome Park Overlay Zone Applicability

Type of <i>Development</i> Proposal	Supplemental Development Regulations	Required Permit Type/ Decision Process
(1) Any <i>development</i> of <i>mobilehomes</i> in the RM zones	See Section 132.0705 and the regulations for <i>mobilehome</i> parks in Section 143.0340	Neighborhood Development Permit/Process Two
(2) Any <i>development</i> of <i>mobilehomes</i> in the RS or RX zones	See Section 132.0705 and the regulations for <i>mobilehome</i> parks in Section 143.0340	Site Development Permit/ Process Three
(3) Any proposal to discontinue a <i>mobilehome</i> park that is located within this overlay zone	See the regulations for <i>mobile-home</i> park discontinuance in Sections 143.0610-143.0640	Site Development Permit/ Process Three

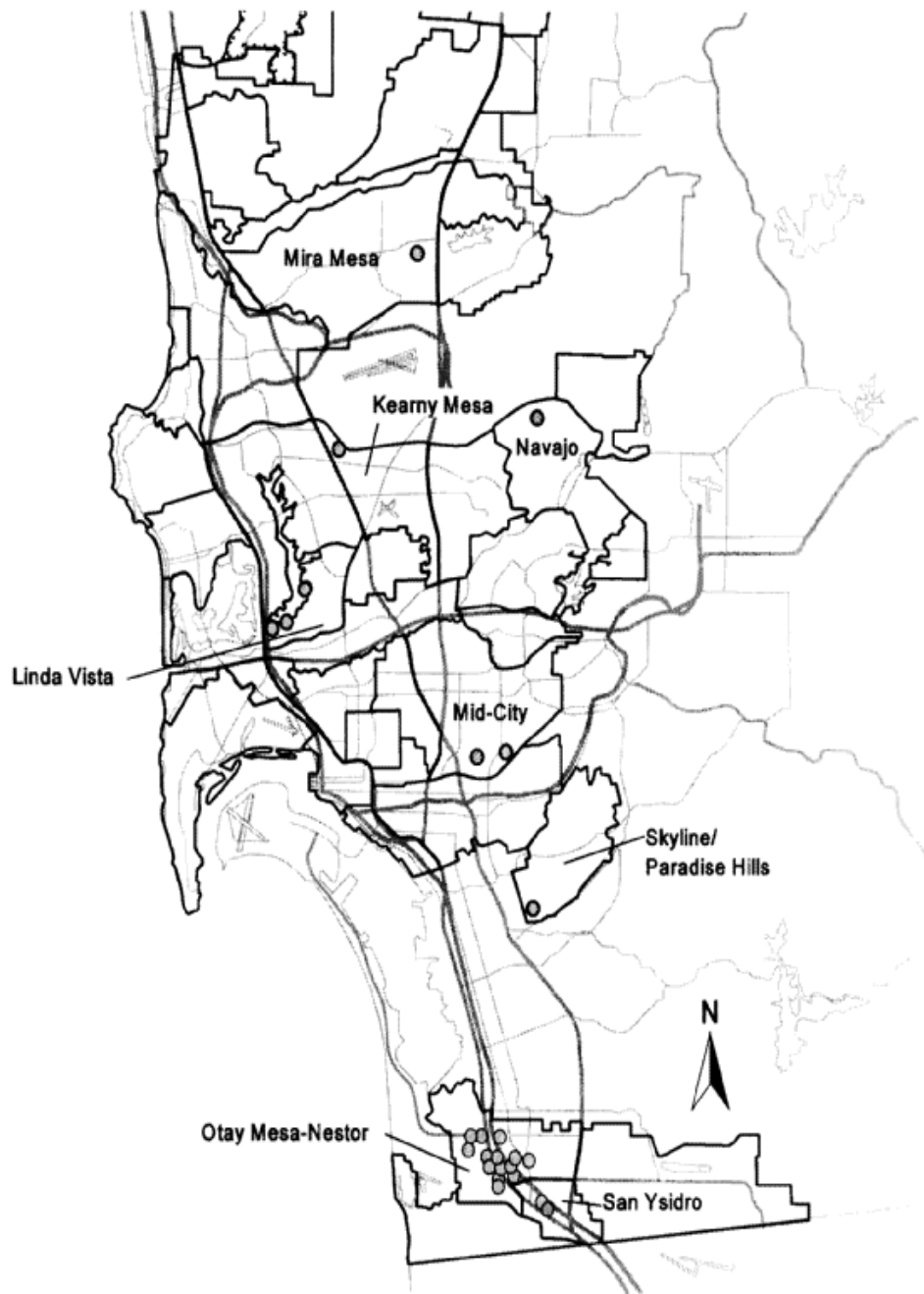


DIAGRAM 132-07A

Mobilehome Park Overlay Zone

This is a reproduction of Map Nos. C-669, 672, 673, 674.1, and B-3552 for illustration purposes only.

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§132.0705 Supplemental Use Regulations of the Mobilehome Park Overlay Zone

Only the following uses may be permitted in the Mobilehome Park Overlay Zone:

- (a) *Mobilehome* parks to accommodate *mobilehomes* intended for use as single-unit dwellings; and
- (b) The following *accessory uses*:
 - (1) Recreation buildings, game courts, swimming pools, and other similar facilities intended only for the use of the residents of the *mobilehome* park and their guests;
 - (2) Nonresidential occupancy *accessory structures* such as private garages, carports, and storage sheds;
 - (3) Home occupations in accordance with Section 141.0308; and
 - (4) *Signs* as permitted by the applicable zone.

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)